

HB 427 -- MECHANICS' LIENS

SPONSOR: Schatz

COMMITTEE ACTION: Voted "Do Pass" by the Committee on General Laws by a vote of 14 to 0.

Currently, the party claiming a lien involving the rental of machinery or equipment must provide written notice to the property owner that rental machinery or equipment is being used on his or her property within five business days of the start of use. This bill requires notice to be given within 30 business days and removes the requirement that the rental rate be included in the notice.

PROPONENTS: Supporters say that Missouri has many rental-related businesses operating in the state. This bill gives these businesses more time, which is needed, to execute the required written notices by extending the time to 30 days.

Testifying for the bill were Representative Schatz; and United Rentals.

OPPONENTS: Those who oppose the bill say that the current time period of five days seems to be working well and extending it out to 30 days will be too much, but a middle ground may be acceptable.

Testifying against the bill was Missouri Land Title Association.